

BASIS OF BEARINGS

THIS SURVEY WAS PERFORMED USING GLOBAL POSITIONING SYSTEM (G.P.S.) EQUIPMENT AND PROCEDURES USING THE UTAH G.P.S. VIRTUAL REFERENCE STATION CONTROL NETWORK MAINTAINED AND OPERATED BY THE AUTOMATED GEODETIC REFERENCE CENTER. THE BASIS OF BEARINGS IS GEODETIC NORTH DERIVED FROM G.P.S. OBSERVATIONS AT THE SE CORNER OF SECTION 28, T1S, R3W, U.S.B.&M. LOCATED AT LAT: 40°21'33.88695" N AND LONG: 110°13'06.20894" W USING SAID CONTROL NETWORK.

NARRATIVE

The purpose of this survey is to divide out, a 1.68 acre parcel of land as shown and mark the corners accordingly. During the course of this survey it was found that the West line of Section 22 had been re-surveyed by the B.L.M. in which all 3 Public Land Survey Corners were re-monumented. This surveyor found and used said monuments, including a witness monument at the Southeast Corner of Section 22, along with existing county monuments defining the boundaries of this section. The P.L.S.S. monuments used for this survey are shown on this plat at their respective locations.

RECORD OF SURVEY FOR A MINOR SUBDIVISION FOR
MARK MONSEN
SECTION 22, TOWNSHIP 1 SOUTH, RANGE 3 WEST
UINTAH SPECIAL BASE AND MERIDIAN

DESCRIPTION OF SUBJECT PARCEL

Commencing at the Southwest Corner of the SW1/4 of the SW1/4 of Section 22, Township 1 South, Range 3 West of the Uintah Special Base and Meridian;
Thence North 00°14'06" East 375.45 feet along the West line of said aliquot part;
Thence North 89°54'46" East 327.71 feet parallel with the South line of said aliquot part to the TRUE POINT OF BEGINNING;
Thence North 00°14'06" East 375.45 feet;
Thence South 71°56'01" East 333.14 feet;
Thence South 10°54'28" West 215.15 feet;
Thence North 81°18'55" West 279.05 feet to said TRUE POINT OF BEGINNING, containing 1.68 acres.
TOGETHER WITH a 25 foot wide right-of-way, having a width of 12.5 feet on each side of the following described centerline;
Commencing at said Southwest Corner of said SW1/4 of said SW1/4 of said Section 22;
Thence North 00°14'06" East 668.46 feet along the West line of said aliquot part to the TRUE POINT OF BEGINNING;
Thence South 85°28'57" East 152.54 feet;
Thence South 75°22'54" East 54.61 feet;
Thence South 71°13'29" East 33.30 feet;
Thence South 66°19'34" East 30.84 feet;
Thence South 61°43'48" East 70.07 feet to the point of terminus. Said described centerline being 341.35 feet in length, with the sidelines being shortened or elongated to intersect existing boundary and right-of-way lines.

DESCRIPTION OF REMAINDER

Commencing at the Southwest Corner of the SW1/4 of the SW1/4 of Section 22, Township 1 South, Range 3 West of the Uintah Special Base and Meridian;
Thence North 89°54'46" East 175.00 feet along the South line of said Section 22;
Thence North 00°14'06" East 100.00 feet;
Thence North 89°54'46" East 225.00 feet;
Thence South 00°14'06" West 100.00 feet to said South line;
Thence North 89°54'45" East 2664.57 feet along said south line to the centerline of an existing ditch;
Thence following said ditch centerline Northwest 2554.53 feet to the North line of the SW1/4 of the SW1/4 of said Section 22;
Thence South 89°52'48" West 1132.50 feet along said North line to the West line of said aliquot part;
Thence South 00°14'06" West 1319.79 feet to the TRUE POINT OF BEGINNING.
EXCEPTING THEREFROM:
Commencing at the Southwest Corner of the SW1/4 of the SW1/4 of said Section 22;
Thence North 00°14'06" East 375.45 feet along the West line of said aliquot part;
Thence North 89°54'46" East 327.71 feet parallel with the South line of said aliquot part to the TRUE POINT OF BEGINNING;
Thence North 00°14'06" East 375.45 feet;
Thence South 71°56'01" East 333.14 feet;
Thence South 10°54'28" West 215.15 feet;
Thence North 81°18'55" West 279.05 feet to said TRUE POINT OF BEGINNING.
Having a net area of 62.02 acres.

OWNER'S CERTIFICATE

We, the undersigned, owners of the parcels of land shown hereon, having caused the same to be subdivided into the parcels as shown, do hereby set apart the same as a minor subdivision, and place the boundary lines of the parcels as shown and described on this plat.

Landowner's Signatures	Print Name	Date Acknowledged to Notary	Notary's Initials

ACKNOWLEDGMENT

State of Utah }
County of Duchesne } SS

On the dates shown by each signature, personally appeared before me the signers of the above certificate who duly acknowledged to me that they did execute same.

My commission expires _____ Notary Public

DUCHESTER COUNTY TREASURER

PROPERTY TAX CLEARANCE
THIS _____ DAY OF _____ OF 20____

STEPHEN POTTER
DUCHESTER COUNTY TREASURER

DUCHESTER COUNTY PLANNING DEPT. APPROVAL

APPROVED AS A MINOR SUBDIVISION ON
THIS _____ DAY OF _____ OF 20____

MICHAEL HYDE
DUCHESTER COUNTY COMMUNITY DEVELOPMENT DIRECTOR

SURVEYOR'S CERTIFICATE

I, D. RYAN ALLRED, DUCHESTER COUNTY, UTAH, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR AND THAT I HOLD CERTIFICATE NUMBER 376084 AS PRESCRIBED BY THE STATE OF UTAH. I FURTHER CERTIFY THAT THIS PLAT WAS PREPARED FROM THE FIELD NOTES AND ELECTRONIC DATA COLLECTOR FILES OF AN ACTUAL SURVEY MADE BY ME OR UNDER MY PERSONAL SUPERVISION AND THAT THE MONUMENTS INDICATED WERE FOUND OR SET DURING SAID SURVEY, AND THAT THIS PLAT ACCURATELY REPRESENTS SAID SURVEY TO THE BEST OF MY KNOWLEDGE AND BELIEF.

D. Ryan Allred, Professional Land Surveyor,
Certificate No. 376084, (Utah)

COUNTY RECORDER'S CERTIFICATE

STATE OF UTAH }
COUNTY OF DUCHESTER } SS

THIS IS TO CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN THE COUNTY RECORDER'S OFFICE ON THE _____ DAY OF _____, 20____, AT _____ O'CLOCK _____ M, AND IS DULY RECORDED.

ENTRY NO. _____ COUNTY RECORDER

COUNTY SURVEYOR'S FILE# 3789

JERRY D. ALLRED & ASSOCIATES, INC.
SURVEYING CONSULTANTS
1235 NORTH 700 EAST--P.O. BOX 975
DUCHESTER, UTAH 84021
(435) 738-5352

1 JUL 2018

18-100-047